

OCC Building Guidelines - Maximum Sizes and Limits

Listed below are basic guidelines when planning your project at OCC. It's important to keep in mind that OCC is a campground, it is NOT a cabin, meaning overbuilding is not allowed. Any project you'd like to perform on OCC property MUST be pre-approved BEFORE starting.

The only sleeping area permissible, on your site, is the camping unit. No other sleeping quarters are allowed. Following the guidelines below, please sketch a simple layout of your plan. Sketch should include an outline of the site, indicating location of current structures with a solid line, and proposed structures with dotted lines, or different colored lines. Absolutely no new fences are permitted. Include contact info for the person(s) performing the work/construction. Lastly, please indicate a start date and end date. Please email info and sketch to office@oneilcreek.com.

For obvious reasons, building on the weekends between Memorial Day and Labor Day is highly frowned upon. Building without approval will end in a very uncomfortable conversation, and will ultimately result in disassembly at the owner's expense.

When the sketch, and all info is complete, please email it or drop off at the office. We'll do our best to have it reviewed within 48 hours of receipt.

- **Deck/Porch**

- Deck may have a max size of 10' x length of your camper. The deck MAY NOT have more square footage than the camper.
- Do not sink/dig foundation posts. Deck Foundation Pier Blocks are an excellent option.
- Nothing may be attached to the camper (free standing only).
- Include what materials will be used (Trex deck, treated lumber, deck boards, etc.)
- Enclosing deck/porch, with walls/windows, is NOT permissible.
- Deck/porch may be screened in.

- **Deck/Porch Roof**

- Hard top roof may be 10' x length of your camper.
- Steel or asphalt shingles may be used.

- **Shed**

- Max size of 8' x 10'.
- Wood or plastic resin ONLY. No metal sheds allowed.
- Limit one (1) shed per site.
- You may have one additional portable heavy tarp/soft side shed, with max size of 10x10, IF site allows the room for such a shed. Be aware that the soft side sheds do not weather heavy snow well. We encourage you to take cover off for the winter.

- **Gravel/Ground Coverings**

- When dumping/spreading any gravel or rock, you must have approval BEFORE performing the project.
- Crushed red/blue granite, and lime stone screenings are materials that are widely used throughout the park. Indicate what material will be used, and amount.
- Follow the instructions above for sketching out a plan.

- **Miscellaneous Building**

- Follow above guidelines for any other ideas you may have and we can discuss further.